

Message

From: Scianni, Melissa [/O=EXCHANGELABS/OU=EXCHANGE ADMINISTRATIVE GROUP (FYDIBOHF23SPDLT)/CN=RECIPIENTS/CN=96DF5A77C72A4D109141A14DCF9E5C9B-MSCIANNI]
Sent: 7/17/2018 3:50:47 PM
To: Pankratz, Shannon L CIV USARMY CESPL (US) [Shannon.L.Pankratz@usace.army.mil]
Subject: RE: Petersen Ranch Mitigation Bank 2nd Credit Release [USACE FILE NO: SPL-2012-00669-BEM, CDFW TRACKING NO: 1600-2015-0075-R5]

Hi Shannon,

EPA is ok with releasing the 2nd set of credits.

Thanks,
Melissa

Melissa Scianni
Wetlands Office
US EPA, Region IX, Southern CA Field Office
600 Wilshire Blvd, Suite 940
Los Angeles, CA 90017
(213) 244-1817
scianni.melissa@epa.gov

-----Original Message-----

From: Pankratz, Shannon L CIV USARMY CESPL (US) [mailto:Shannon.L.Pankratz@usace.army.mil]
Sent: Monday, July 09, 2018 9:58 AM
To: Scianni, Melissa <Scianni.Melissa@epa.gov>
Subject: RE: Petersen Ranch Mitigation Bank 2nd Credit Release [USACE FILE NO: SPL-2012-00669-BEM, CDFW TRACKING NO: 1600-2015-0075-R5]

Hi Melissa,

Hope you had a good fourth of July holiday!

I'm actually getting back to this, and I believe Warren Wong from CDFW is as well. (no issues at this point) I believe we just need an email from EPA that you're ok with the 2nd release.

Thanks,

Shannon Pankratz
Senior Project Manager, Biologist
Regulatory Division, North Coast Branch, Los Angeles and San Bernardino Counties Section Los Angeles District, U.S. Army Corps of Engineers
915 Wilshire Blvd, Suite 930
Los Angeles, California 90017
shannon.l.pankratz@usace.army.mil

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-----Original Message-----

From: Scianni, Melissa [mailto:Scianni.Melissa@epa.gov]
Sent: Tuesday, July 3, 2018 9:03 AM
To: Pankratz, Shannon L CIV USARMY CESPL (US) <Shannon.L.Pankratz@usace.army.mil>
Cc: Mahdavi, Sarvy <Mahdavi.Sarvy@epa.gov>
Subject: [Non-DoD Source] RE: Petersen Ranch Mitigation Bank 2nd Credit Release [USACE FILE NO: SPL-2012-00669-BEM, CDFW TRACKING NO: 1600-2015-0075-R5]

Hi Shannon,

Sarvy is about to go on extended leave, and is handing Peterson Ranch to me until she returns. Can you please let me know where things stand with the credit release 2 request?

Thanks,

Melissa

Melissa Scianni

Wetlands Office

US EPA, Region IX, Southern CA Field Office

600 Wilshire Blvd, Suite 940

Los Angeles, CA 90017

(213) 244-1817

scianni.melissa@epa.gov

From: Nate Bello [mailto:bello@wra-ca.com]

Sent: Thursday, June 21, 2018 3:49 PM

To: Andrew Cawley <cawley@wra-ca.com <mailto:cawley@wra-ca.com> >

Cc: Zimmerman, Jan@waterboards <jan.zimmerman@waterboards.ca.gov

<mailto:jan.zimmerman@waterboards.ca.gov> >; Mahdavi, Sarvy <Mahdavi.Sarvy@epa.gov

<mailto:Mahdavi.Sarvy@epa.gov> >; Wong, Warren@wildlife <warren.wong@wildlife.ca.gov

<mailto:Warren.Wong@wildlife.ca.gov> >; Tracey Brownfield <tracey@landveritas.com

<mailto:tracey@landveritas.com> >; Pankratz, Shannon L SPL <Shannon.L.Pankratz@usace.army.mil

<mailto:Shannon.L.Pankratz@usace.army.mil> >

Subject: Re: Petersen Ranch Mitigation Bank 2nd Credit Release [USACE FILE NO: SPL-2012-00669-BEM, CDFW TRACKING NO: 1600-2015-0075-R5]

Hi all,

Thanks to Andrew for handling that, and I apologize to everyone for all the back and forth on this 2nd credit release request. Are there any other clarifications we provide at this time, or does everyone feel comfortable that we have satisfied all the requirements of the 2nd release?

Not to be a pest, I know you are all completely swamped, but these are all the credits that we have remaining until this 2nd credit release gets approved:

404 Credits

Sum of Column2

Alluvial Floodplain

0.70

Ephemeral Stream

0.03

Freshwater Marsh

0.04

Open Water

0.2

Seasonal Wetland

0.90

Wetland Riparian

0.15

Grand Total

2.06

Porter Cologne Credits

Sum of Column3

Ephemeral Stream

0.00

Freshwater Marsh

0.03

Open Water

0.00

Seasonal Wetland

0.01

Wetland Riparian

0.01

Grand Total

0.063861825

1600 Credits

Sum of Column1

Alluvial Floodplain Enhanced

0.07

Alluvial Floodplain Re-established

1.40

Alluvial Floodplain Rehabilitated

0

Ephemeral Stream Enhanced

0.08

Ephemeral Stream Rehabilitated

0

Freshwater Marsh Enhanced

0.12

Non-wetland Riparian Enhanced

1.44

Non-wetland Riparian Re-established

0.00

Non-wetland Riparian Rehabilitated

0.00
Open Water Enhanced
0.00
Seasonal Wetland Enhanced
0.05
Seasonal Wetland Re-established
0.82
Seasonal Wetland Rehabilitated
0
Wetland Riparian Enhanced
0.72
Wetland Riparian Rehabilitated
0.01
Grand Total
4.73

We want to keep doing our part to help those permits get processed quickly without the need for you all to review more HMMPs and annual monitoring reports! Ha! :)

Thanks all, and please let me know if there is anything we can do to help,

Nate

Nathan Bello | Conservation Biologist/Planner | d: 415.524.7238 | o: 415.454.8868 x 1800 | c: 916.508.4993 | bello@wra-ca.com <mailto:bello@wra-ca.com>

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On Fri, Jun 15, 2018 at 5:51 PM, Andrew Cawley <cawley@wra-ca.com <mailto:cawley@wra-ca.com> > wrote:

Hi Jan,

Nate is currently on vacation, so I hope no one minds me answering in his place. Table 9 (2nd Credit Release Request letter) had rows which were transposed incorrectly, which is why it is different from Table 5 (Exhibit F-1): the credit names on several of the rows were shifted and didn't match their correct amounts. Moving them to their correct place results in both Tables now matching. I have attached an example of what I mean as a single page to this email.

I have reformatted the table so that the credits correctly match their amounts, and attached the updated 2nd Credit Release Request to this email.

We apologize for the error.

Please let us know if you have any questions, and have a good weekend.

Best,

Andrew

On Fri, Jun 15, 2018 at 4:39 PM, Zimmerman, Jan@Waterboards <jan.zimmerman@waterboards.ca.gov <mailto:jan.zimmerman@waterboards.ca.gov> > wrote:

Nate, the Total Credits (Area A) listed in Table 9 of the 2nd Credit Release request are different than the total Area A credits listed in the BEI, Exhibit F-1, Table 5. They should match, correct? Can you explain the discrepancy?

Thank you.

Jan Zimmerman, P.G. #8392

Senior Engineering Geologist

Lahontan Regional Water Quality Control Board

760/241-7376

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From: Nate Bello [mailto:bello@wra-ca.com <mailto:bello@wra-ca.com>]
Sent: Wednesday, June 6, 2018 2:02 PM
To: Mahdavi, Sarvy <Mahdavi.Sarvy@epa.gov <mailto:Mahdavi.Sarvy@epa.gov> >
Cc: Zimmerman, Jan@Waterboards <jan.zimmerman@waterboards.ca.gov <mailto:jan.zimmerman@waterboards.ca.gov> >; Wong, Warren@Wildlife <Warren.Wong@wildlife.ca.gov <mailto:Warren.Wong@wildlife.ca.gov> >; Andrew Cawley <cawley@wra-ca.com <mailto:cawley@wra-ca.com> >; Tracey Brownfield <tracey@landveritas.com <mailto:tracey@landveritas.com> >; Pankratz, Shannon L SPL <Shannon.L.Pankratz@usace.army.mil <mailto:Shannon.L.Pankratz@usace.army.mil> >

Subject: Re: Petersen Ranch Mitigation Bank 2nd Credit Release [USACE FILE NO: SPL-2012-00669-BEM, CDFW TRACKING NO: 1600-2015-0075-R5]

Dear IRT,

Please find attached the resubmitted letter requesting the 2nd credit release from Areas A and E of the Petersen Ranch Mitigation Bank. We have revised the letter according to your previous feedback with the credit release now matching what was presented in the BEI, and a new Table 10 to help explain the endowment funding.

If you have any additional questions or comments please do not hesitate to contact me.

Thank you,

Nate

Nathan Bello | Conservation Biologist/Planner | d: 415.524.7238 | o: 415.454.8868 x 1800 | c: 916.508.4993 | bello@wra-ca.com <mailto:bello@wra-ca.com>

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On Fri, May 25, 2018 at 11:17 AM, Nate Bello <bello@wra-ca.com <mailto:bello@wra-ca.com> >
wrote:

Dear IRT,

Thank you all for the review and the feedback, and I apologize for causing confusion. We followed the credit adjustment methodology we were directed to use for the Soquel Canyon Mitigation Bank following the as-builts, but the sponsor is happy to simplify and just go with the number of credits from the original PRMB banking documents. We will revise and resubmit along with an explanation of the endowment funding to-date.

Thanks all for your work on the project,

Nate

Nathan Bello | Conservation Biologist/Planner | d: 415.524.7238 | o: 415.454.8868 x 1800 | c:
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On Tue, May 22, 2018 at 2:52 PM, Mahdavi, Sarvy <Mahdavi.Sarvy@epa.gov
<mailto:Mahdavi.Sarvy@epa.gov> > wrote:

Nate,

I concur; the revised totals and adjustments confused me.

EPA recommends that no adjustments on credits be made based on As-Builts; only after year 5, when a wetlands delineation can confirm final acres, should we then discuss how to properly adjust for extra credits.

Thanks,
Sarvy

From: Zimmerman, Jan@waterboards [mailto:jan.zimmerman@waterboards.ca.gov
<mailto:jan.zimmerman@waterboards.ca.gov>]
Sent: Monday, May 21, 2018 6:03 PM
To: Wong, Warren@wildlife <warren.wong@wildlife.ca.gov
<mailto:Warren.Wong@wildlife.ca.gov> >; Nate Bello <bello@wra-ca.com <mailto:bello@wra-ca.com> >; Andrew
Cawley <cawley@wra-ca.com <mailto:cawley@wra-ca.com> >; Tracey Brownfield <tracey@landveritas.com
<mailto:tracey@landveritas.com> >
Cc: Pankratz, Shannon L SPL <Shannon.L.Pankratz@usace.army.mil
<mailto:Shannon.L.Pankratz@usace.army.mil> >; Mahdavi, Sarvy <Mahdavi.Sarvy@epa.gov
<mailto:Mahdavi.Sarvy@epa.gov> >

Subject: RE: Petersen Ranch Mitigation Bank 2nd Credit Release [USACE FILE
NO: SPL-2012-00669-BEM, CDFW TRACKING NO: 1600-2015-0075-R5]

I too was confused regarding the revised totals and release adjustment
columns. An explanation would be appreciated.

Thanks! Jan

From: Wong, Warren@wildlife [mailto:Warren.Wong@wildlife.ca.gov]
Sent: Monday, May 21, 2018 2:28 PM
To: Nate Bello <bello@wra-ca.com <mailto:bello@wra-ca.com> >; Andrew Cawley
<cawley@wra-ca.com <mailto:cawley@wra-ca.com> >; Tracey Brownfield <tracey@landveritas.com
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Cc: Zimmerman, Jan@waterboards <jan.zimmerman@waterboards.ca.gov
<mailto:jan.zimmerman@waterboards.ca.gov> >; Pankratz, Shannon L SPL <Shannon.L.Pankratz@usace.army.mil
<mailto:Shannon.L.Pankratz@usace.army.mil> >; Sarvy Mahdavi <Mahdavi.Sarvy@epa.gov
<mailto:Mahdavi.Sarvy@epa.gov> >

Subject: RE: Petersen Ranch Mitigation Bank 2nd Credit Release [USACE FILE
NO: SPL-2012-00669-BEM, CDFW TRACKING NO: 1600-2015-0075-R5]

Hi Nate,

Thank you for the nudge! I looked over the 2nd release request and was
having trouble following the credit calculations involved. I spoke with Shannon and we think the Revised
Totals and Release Adjustments columns need to be removed. This second release should be 25% of what was
agreed upon (by agency/credit type) in the BEI/Development Plan. If those release amounts/numbers are to
be changed now, we would likely need to amend the BEI.

Also, if you can give a brief summary of how the 15% endowment amount was
calculated, that will help my (aging/feeble) memory.

With those columns out and the endowment calc clarified, I should be able to
get the DFW letter out quickly.

Please give me a call if you have questions. I'll be out starting Wednesday,
but will be back next Tuesday.

Warren

Warren Wong

Senior Environmental Scientist - Specialist

South Coast Region Banking Coordinator

California Department of Fish and Wildlife

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(858) 627-3997

From: Nate Bello <bello@wra-ca.com <mailto:bello@wra-ca.com> >
Sent: Friday, May 11, 2018 2:18 PM
To: Andrew Cawley <cawley@wra-ca.com <mailto:cawley@wra-ca.com> >; Tracey Brownfield <tracey@landveritas.com <mailto:tracey@landveritas.com> >
Cc: Zimmerman, Jan@Waterboards <jan.zimmerman@waterboards.ca.gov <mailto:jan.zimmerman@waterboards.ca.gov> >; Pankratz, Shannon L SPL <Shannon.L.Pankratz@usace.army.mil <mailto:Shannon.L.Pankratz@usace.army.mil> >; Wong, Warren@wildlife <Warren.Wong@wildlife.ca.gov <mailto:Warren.Wong@wildlife.ca.gov> >; Sarvy Mahdavi <Mahdavi.Sarvy@epa.gov <mailto:Mahdavi.Sarvy@epa.gov> >
Subject: Re: Petersen Ranch Mitigation Bank 2nd Credit Release [USACE FILE NO: SPL-2012-00669-BEM, CDFW TRACKING NO: 1600-2015-0075-R5]

Hello IRT,

Shannon, Warren and Sarvy I know you have all told me that you are incredibly busy right now, Jan I imagine you are in the same boat as well. So this is just a friendly nudge to remind you of our outstanding request for approval of the 2nd credit release from Petersen Ranch. We would like to get this approved within the next few weeks if possible, let me know if there is anything I can do to help.

Thanks and have a great weekend all,

Nate

Nathan Bello | Conservation Biologist/Planner | d: 415.524.7238 | o: 415.454.8868 x 1800 | c: 916.508.4993 | bello@wra-ca.com <mailto:bello@wra-ca.com>

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On Thu, May 3, 2018 at 8:59 AM, Nate Bello <bello@wra-ca.com <mailto:bello@wra-ca.com> > wrote:

Hello IRT,

I wanted to follow up on this request for the 2nd credit release at the Petersen Ranch M.B. We are talking to a permittee who needs a large amount of 404 credits very soon that I think will require the second credit release to move forward. When you have a moment could you let me know an ETA for approval or if you need any additional information from us?

Thanks all,

Nate

Nathan Bello | Conservation Biologist/Planner | d: 415.524.7238 | o: 415.454.8868 x 1800 | c: 916.508.4993 | bello@wra-ca.com <mailto:bello@wra-ca.com>

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On Wed, Apr 11, 2018 at 4:45 PM, Andrew Cawley <cawley@wra-ca.com>
<mailto:cawley@wra-ca.com> > wrote:

Dear IRT,

Nate Bello requested that I forward the revised 2nd credit release request for Areas A and E of Petersen Ranch Mitigation Bank. It has been edited to include language requesting Water Board authorization to release Porter Cologne credits as well. Please find the letter attached to this email.

As Nate mentioned in his previous email, the endowment has been funded according to our previous discussions and the ledgers in the letter include adjustments to account for as-built conditions as approved by the IRT in 2016 and 2017.

Please let us know if you have any additional questions.

Thank you

On Mon, Apr 9, 2018 at 4:21 PM, Nate Bello <bello@wra-ca.com>
<mailto:bello@wra-ca.com> > wrote:

Thank you Jan. The intent is to ask for the Regional Board approval of the 2nd release as well. Sorry for the omission, we will revise and resend.

Thank you,

Nate

Nathan Bello | Conservation Biologist/Planner | d: 415.524.7238 | o: 415.454.8868 x 1800 | c: 916.508.4993 | bello@wra-ca.com <mailto:bello@wra-ca.com>

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On Mon, Apr 9, 2018 at 4:04 PM, Zimmerman, Jan@waterboards
<jan.zimmerman@waterboards.ca.gov <mailto:jan.zimmerman@waterboards.ca.gov> > wrote:

Nate, the letter does not request Water Board authorization for the second credit release, yet it includes additional Porter-Cologne credits in Table 8 and Table 9. Please clarify whether Porter-Cologne credits are being requested. If so, revise the language in the request letter to indicate that is the purpose; if not, then remove the additional 25% of total available Porter-Cologne credits from the credit release tables (Table 8 and Table 9). The Porter-Cologne credit release schedule is to follow BEI section VII.B.1.b. Thank you.

Jan Zimmerman, P.G. #8392

Senior Engineering Geologist

Lahontan Regional Water Quality Control Board

760/241-7376

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From: Nate Bello <bello@wra-ca.com <mailto:bello@wra-ca.com> >
Sent: Thursday, April 5, 2018 3:08 PM
To: Pankratz, Shannon L SPL <Shannon.L.Pankratz@usace.army.mil
<mailto:Shannon.L.Pankratz@usace.army.mil> >; Wong, Warren@wildlife <Warren.Wong@wildlife.ca.gov
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<mailto:Mahdavi.Sarvy@epa.gov> >; Zimmerman, Jan@waterboards <jan.zimmerman@waterboards.ca.gov
<mailto:jan.zimmerman@waterboards.ca.gov> >
Subject: Petersen Ranch Mitigation Bank 2nd Credit Release [USACE FILE
NO: SPL-2012-00669-BEM, CDFW TRACKING NO: 1600-2015-0075-R5]

Dear IRT,

Please find enclosed the 2nd credit release request for Area's A and E of the Petersen Ranch Mitigation Bank. The Sponsor has funded the endowment according to our previous discussions and the ledgers in this letter include adjustments to account for as-built conditions as approved by the IRT in 2016 and 2017. Please let me know if you have any questions, or if there is any other information I can provide to assist you in your review and approval of the 2nd credit release.

Thank you,

Nate

ED_013814_00001992-00010

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